

MADISON'S GROWTH CORRIDOR

Madison is a suburban-Huntsville city serving a customer base of over 50,000 people and growing. County Line Road (the boundary between Madison and Limestone Counties) is a 5-lane cross section planned to have a **full interchange at I-565 access** in the coming years and has a population of 25,413 within a 3-mile radius of the County Line Road & Browns Ferry Road.

Some of Madison's newest neighborhoods are along or west of this retail and residential corridor. A **second high school** west of County Line Road to complement the existing and **nationally recognized Bob Jones High School** will only add to the vitality and activity in this area of town. The **new school will open for the 2012 school year** and will begin construction August 2010.

Village Shoppes at Madison is a **Publix-anchored neighborhood center** at the northwest corner of County Line Road and Brown's Ferry/Gillespie Roads. Several restaurants in this center provide sit-down dining and a range of neighborhood retail needs and services.

With parcels and space available, it is an exciting time to be a part of the growth and development on County Line Road. Over **57,330 people** live in 21,892 households with a **median household income of \$83,254** within the 5-mile ring from County Line Road and Browns Ferry/Gillespie Road intersection. (source: STDB)



Demographics & Income	1-mile radius	3-miles radius	5-mile radius
Population	3,970	25,413	57,330
Housing Units	1,321	9,081	21,892
Median HH Income	\$83,254	\$77,970	\$70,621

Source: STDB Online

Madison offers small town advantages within a growing metropolitan region – come grow with us!

Creating access for new development along County Line Road and Madison Blvd, the proposed project will add an access point on I-565 for traffic on County Line Road which has recently been improved to 5 lanes north to Highway 72.

County Line Road offers a variety of opportunities for neighborhood and regional retail, as well as mixed use and residential development. Spaces are available immediately for retail, restaurant and service businesses at *Village Shoppes of Madison* (Publix) as well as further south in the corridor near the newly opened *Springs of Madison* apartment development. *Arbor Crossing* at Mill Road is currently under construction and leasing. This primary growth corridor for Madison includes:

- A neighborhood center at Gillespie/Browns Ferry intersection with a new center planned (*shown in yellow at right*);
- Two existing schools (elementary & middle);
- Planned new high school (north of Mill, west side) opening fall 2012;
- Retail centers - some existing, under construction and planned;
- Potential for regional-scale development of properties south of the railroad crossing, near the I-565 interchange and the airport; and
- Single-family neighborhoods and brand-new luxury apartments at *Springs at Madison* (*shown above*).



Just over a half mile from County Line Road, Madison's **sports field complex** at *Palmer Park* hosts games throughout soccer, baseball, and softball seasons. Within the County Line Road Corridor are *Heritage Elementary School*, *Liberty Middle School*, as well as the new nearby *Mill Creek School* on Mill Road. Madison is in the process of **planning for a second high school** opening fall 2012 just west of County Line Road near north of Mill Road and south of *Heritage Plantation*.



FOR MORE INFORMATION ABOUT THE CITY OF MADISON CONTACT:

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